

AUO of Oswego Ridge, a Condominium
Board Meeting Minutes
May 23, 2016

Call to Order at 6:32 PM

Owner Open Forum Notes:

Mountain park garage sale - is there any interest in participating in the massive yard sale? Have Wes send an email to everyone – 18 and 19. If we have more than a few participants, we will pay the fee for Oswego Ridge.

25th garbage day - Doug will set this up.

Betsy Barry needs a step fixed. Jim will check on it after the meeting and may contact HOA maintenance personnel directly.

A motion was made to follow the existing rule regarding renting the pool area (cannot be done - clubhouse only). The motion was seconded and passed to enforce existing rule until a new one can be drafted and vetted.

The janitorial service for the clubhouse and clubhouse restrooms will begin weekly cleaning for the duration of the summer.

Chairs will be put on the deck later this week and pool should be ready by end of week.

Motion made, seconded, and passed by a majority to accept Bill Schauer's resignation and accept Sarah Hanley to fill the remainder of the term.

Motion made, seconded, and passed to approve the April 11, 2016 Board Minutes.

Motion made, seconded, and passed to approve the April financial statement.

Meeting of the Building Committee will happen this Wednesday 5/25/16 with Forensic to obtain clarification on the products that have been previously sent. This is a Committee only meeting and the results from this meeting will be discussed at the next Board meeting.

Pool monitoring equipment:

Nichelle at Wet Kat says the quote for \$8400 includes 4 pumps, 2 feeder tanks, and 2 monitoring systems. Under state law the spa must be checked every 2 hours, the pool every 4. But, if we could get volunteers to measure twice a day and log it, she feels that he would accept that as being sufficient.

The spa has been fixed. The Board will ask the Community Manager to ask the Association's attorney about the law to find out whether or not we really need to comply in full or if others have been able to use a different method of monitoring. The board will consider having someone monitor it in the interim until an automated system is put into place. Volunteers would be trained how to conduct the monitoring.

Note to ask the Community Manager if the Association is required to have both the spa and pool open during the summer. If not, the board may consider purchasing one monitoring system and use it to keep the pool open during the summer with the spa closed, and alternate to winter for the pool to be closed and the spa open.

Note to remove the car wash and motorcycle parking signs.

Note that homeowners need to be held responsible for their renters. The Community Manager will be requested to send a letter to the homeowners and be told to make their renters follow the rules or the homeowners will receive the fine. There is a problem with kayaks being stored on a deck.

Meeting adjourned at 7:47 PM.